

Re: 1330 W. Pico Blvd.

Subject: Re: 1330 W. Pico Blvd.
From: Gerald Gubatan <gerald.gubatan@lacity.org>
Date: 6/3/19, 3:56 PM
To: Heather Bleemers <Heather.Bleemers@lacity.org>
CC: Johnny Le <johnny.le@lacity.org>, Milena Zasadzien <milena.zasadzien@lacity.org>

Hello Heather -

Alfred Fraijo and Rueben Duarte represent the Applicant - I'll let them know they can initiate contact with you and that DCP is amenable to hear out their legal-technical points.,

Thanks again, Gerald

Gerald G. Gubatan
Senior Planning Deputy
Office of Council Member Gilbert Cedillo
Council District 1
City Hall, Room 460
Los Angeles, CA 90012

Tel: 213.473.7001
gerald.gubatan@lacity.org
<http://cd1.lacity.org/>

On Mon, Jun 3, 2019 at 2:14 PM Heather Bleemers <Heather.Bleemers@lacity.org> wrote:

Hi Gerald,

We would be happy to meet with the applicant. Should I reach out to Alfred or is there someone else that you have been working with?

Best,



Heather Bleemers
Senior City Planner
Department of City Planning
T: (213) 847-3682
221 N. Figueroa Street, 13th Floor
Los Angeles, CA 90012



On Thu, May 30, 2019 at 1:19 PM Gerald Gubatan
<gerald.gubatan@lacity.org> wrote:

Heather,

Would you and your team be open to giving an audience to the Applicant's representatives who have expressed a desire to further discuss technical and legal issues related to the General Plan Amendment, FAR issue, CEQA and related matters?

As I mentioned earlier, I did convey the key points we discussed relative to the challenges of initiating an increase in FAR beyond the limitations allowable in the Community Plan and General Plan Framework. The Applicant's representatives would like an opportunity to comment on those points with you and DCP staff, if possible.

Gerald

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On Tue, May 28, 2019 at 6:10 PM Heather Bleemers
<Heather.Bleemers@lacity.org> wrote:

Sounds good, thank you!

On Tue, May 28, 2019, 5:42 PM Gerald Gubatan
<gerald.gubatan@lacity.org> wrote:

Ugh I may have spoken prematurely. Received a message from applicant's representative stating the applicant had further questions and comments (on DCP's concerns and challenges initiating a request to consider the additional FAR). I will give them an audience. Yes we may wish to tag base prior to DCP releasing the Initial Study. Gerald.

On Tue, May 28, 2019 at 2:39 PM Heather Bleemers

<Heather.Bleemers@lacity.org> wrote:

Got it. We will be releasing the initial study in the near future so it might be helpful for us to have a phone conversation prior to the release of the initial study to ensure that we are all on the same page. I will have Johnny and Milena reach out to you as we get closer to the release date.

Talk to you soon.

Heather

On Tue, May 28, 2019, 2:35 PM Gerald Gubatan

<gerald.gubatan@lacity.org> wrote:

Hello Heather -

Thanks for following up on this matter. I appreciate the "Talking Points" you provided which were useful and which I did use to engage the Applicant to "close the loop".

So no additional info needed at this time but will connect if needed. 👍

Gerald

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Office of Council Member Gilbert Cedillo
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Los Angeles, CA 90012

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gerald.gubatan@lacity.org
<http://cd1.lacity.org/>

On Tue, May 28, 2019 at 1:42 PM Heather Bleemers

<Heather.Bleemers@lacity.org> wrote:

Hi Gerald,

Wanted to check in with you to see if you have any questions or need additional information. Please do not hesitate to reach out should you need anything.

Thank you!

Heather



Heather Bleemers
Senior City Planner
Department of City Planning
T: (213) 847-3682
[221 N. Figueroa Street, 13th Floor](#)
[Los Angeles, CA 90012](#)



On Tue, May 14, 2019 at 12:19 PM Gerald Gubatan
<gerald.gubatan@lacity.org> wrote:

Hello Heather,

Yes confirmed, in full receipt! Thanks for putting it together.
Much appreciated.

Gerald

On Tue, May 14, 2019 at 10:48 AM Heather Bleemers
<Heather.Bleemers@lacity.org> wrote:

Hi Gerald,

I wanted to make sure that you received the Google Document of the speaking points for this project? Please let me know if you have any questions.

Best,



Heather Bleemers
Senior City Planner
Department of City Planning
T: (213) 847-3682
[221 N. Figueroa Street, 13th Floor](#)
[Los Angeles, CA 90012](#)



On Thu, May 9, 2019 at 3:19 PM Heather Bleemers
<Heather.Bleemers@lacity.org> wrote:

Hi Gerald,

Thank you for checking in. My staff just got back from a meeting with the Westlake Community Planner so we should be able to get you some talking points tomorrow.

Best,



Heather Bleemers
Senior City Planner
Department of City Planning
T: (213) 847-3682
[221 N. Figueroa Street, 13th Floor](#)
[Los Angeles, CA 90012](#)



On Thu, May 9, 2019 at 2:51 PM Gerald Gubatan
<gerald.gubatan@lacity.org> wrote:

Hello Heather,

Thanks for DCP's feedback on entitlement requests related to the above-referenced site. Per our conversation, DCP was going to draft a list of key issues and concerns related to FAR. Please forward when completed at your earliest convenience so our office can help provide feedback and close the loop with the applicant.

Thanks in advance,

Gerald

Gerald G. Gubatan
Senior Planning Deputy
Office of Council Member Gilbert Cedillo
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